

UNITED STATES BANKRUPTCY COURT
WESTERN DISTRICT OF WASHINGTON

In re:

SAMIA EL-MOSLIMANY

Debtor

Case No. 18-14820-CMA
Chapter 7

**DECLARATION IN SUPPORT OF
DEBTOR'S REPLY IN SUPPORT OF
PROPOSED COMPROMISE**

Samia El-Moslimany hereby declares under penalty of perjury as follows:

1. I am the debtor in this case and (until the bankruptcy filing) the owner of the real property which is the subject of the proposed compromise. This property is my residence. I make this declaration on my personal knowledge.

2. Because of a difficult financial situation, there is a substantial amount of finish construction that was never completed at the time of the remodel as well as eleven years of deferred maintenance on the property. I do not believe the cost of finishing and deferred maintenance would be reflected in the estimates of value published on the Zillow or Redfin websites. The specific items of deferred maintenance and my estimate of the cost to bring them up to top condition are set forth on the attached table. The total is over \$130,000.

DECLARATION - 1

DONALD A BAILEY
1601 Fifth Avenue, #610
Seattle WA 98101
206 910 2384
donald.bailey@shaferbailey.com

4. In addition, the view of Puget Sound is now obscured by vegetation on adjoining properties.

Dated: June 15, 2021

/s/ Samia El-Moslimnay

DECLARATION - 2

DONALD A BAILEY
1601 Fifth Avenue, #610
Seattle WA 98101
206 910 2384
donald.bailey@shaferbailey.com

	Estimated Cost
Exterior Painting	\$10,951
Interior Painting (millwork never painted)	\$25,552
Refrigerator	\$2,000
Washer/Dryer	\$2,000
Dishwasher	\$1,100
Sprinkler System Replacement	\$18,124
Sheet Rock Repair	\$14,954
Window Replacement x12	\$7,800
Shower Replacement	\$1,000
Faucet Replacement x6	\$450
Toilet Replacement x2	\$850
Roof/Moss/Gutter Replacement-Repair/Cleaning	\$2,000
Driveway Repair	\$5,000
Railing installation on parking strip 100 ft/\$60	\$6,000
Radiant Hot Water Boiler	\$9,800
Hot Water Heater Replacement x2	\$8,300
Landscaping	\$5,000
View Clearing	\$8,000
Cleaning and window washing	\$3,000
Bathroom fan replacement 4x 300	\$1,200
Security and Fire Alarm Repair	\$1,500
Total to bring house up to sale standard	\$134,581